

# Executive Summary Report

Appraisal Date 1/1/00 - 2000 Assessment Roll

Specialty Name: Health Care Specialists

Hospitals (415) and Nursing Homes (174)

## Sales – Improved Analysis Summary:

Number of Sales: 11

Range of Sales Dates: 1/95– 1/00

## Sales – Ratio Study Summary:

	Average Total	Average Sale Price	Ratio	COV
1999 Value	\$3,564,200	\$3,850,700	92.6%	19.65%
2000 Value	\$3,756,400	\$3,850,700	97.6%	4.52%
Change	\$192,200		+5.0%	-15.13%
%Change	+5.4%		+5.39%	-76.99%

\*COV is a measure of uniformity, the lower the number the better the uniformity. The negative figures of -15.13% and -76.99% actually represent an improvement.

Sales used in Analysis: All improved sales, which were verified as good, and have not been remodeled since purchases were included in the analysis.

## Total Population - Parcel Summary Data:

	Land	Imps	Total
1999 Value	\$ 306,991,500	\$ 1,405,385,673	\$ 1,712,377,173
2000 Value	\$ 338,128,300	\$ 1,450,765,402	\$ 1,788,893,702
Percent Change	+10.14%	+3.23%	+4.51%

Number of Parcels in the Population: 209

## Conclusion and Recommendation:

Selecting the values for the 2000 Assessment Roll is recommended since the values recommended in this report improve uniformity, assessment level and equity.